

## PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|-----------------------|
| 42 |        | GORHAM ST, ARLINGTON  |

## OWNERSHIP

| OWNERSHIP |                             | Unit #: |            |
|-----------|-----------------------------|---------|------------|
| Owner 1:  | CLAPHAM MARGARET B/ TRUSTEE |         |            |
| Owner 2:  | MARGARET B CLAPHAM TRUST    |         |            |
| Owner 3:  |                             |         |            |
| Street 1: | 42 GORHAM ST                |         |            |
| Street 2: |                             |         |            |
| Twn/City: | ARLINGTON                   |         |            |
| St/Prov:  | MA                          | Cntry   | Own Occ: Y |
| Postal:   | 02474                       | Type:   |            |

## PREVIOUS OWNER

|           |                      |       |  |
|-----------|----------------------|-------|--|
| Owner 1:  | CLAPHAM MARGARET B - |       |  |
| Owner 2:  | -                    |       |  |
| Street 1: | 42 GORHAM ST         |       |  |
| Twn/City: | ARLINGTON            |       |  |
| St/Prov:  | MA                   | Cntry |  |
| Postal:   | 02474                |       |  |

## NARRATIVE DESCRIPTION

This parcel contains .169 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1924, having primarily Wood Shingle Exterior and 1808 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 6 Rooms, and 2 Bdrms.

## OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
|      |            |        |          |
|      |            |        |          |
|      |            |        |          |

## PROPERTY FACTORS

| Item       | Code | Description | %   | Item    | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z          | R1   | SINGLE FA   | 100 | water   |      |             |
| o          |      |             |     | Sewer   |      |             |
| n          |      |             |     | Electri |      |             |
| Census:    |      |             |     | Exmpt   |      |             |
| Flood Haz: |      |             |     |         |      |             |
| D          |      |             |     | Topo    | 2    | Above Stree |
| s          |      |             |     | Street  |      |             |
| t          |      |             |     | Gas:    |      |             |

**LAND SECTION (First 7 lines only)**

[illegible]

|              |         |              |      |             |     |            |               |           |  |        |         |            |  |        |         |
|--------------|---------|--------------|------|-------------|-----|------------|---------------|-----------|--|--------|---------|------------|--|--------|---------|
| Total AC/HA: | 0.16935 | Total SF/SM: | 7377 | Parcel LUC: | 101 | One Family | Prime NB Desc | ARLINGTON |  | Total: | 448,918 | Spl Credit |  | Total: | 448,900 |
|--------------|---------|--------------|------|-------------|-----|------------|---------------|-----------|--|--------|---------|------------|--|--------|---------|

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## Residential

**CARD****ARLINGTON**

**APPRAISED:**

**USE VALUE:**

**ASSESSED:**

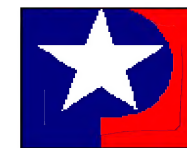
Total Card /

**Total Parcel**

**785,800**

**785,800**

**785,800**



**Patriot**  
Properties Inc.

**USER DEFINED**

|  |                |       |
|--|----------------|-------|
|  | Prior Id # 1:  | 60864 |
|  | Prior Id # 2:  |       |
|  | Prior Id # 3:  |       |
|  | Prior Id # 1:  |       |
|  | Prior Id # 2:  |       |
|  | Prior Id # 3:  |       |
|  | Prior Id # 1:  |       |
|  | Prior Id # 2:  |       |
|  | Prior Id # 3:  |       |
|  | ASR Map:       |       |
|  | Fact Dist:     |       |
|  | Reval Dist:    |       |
|  | Year:          |       |
|  | LandReason:    |       |
|  | BldReason:     |       |
|  | CivilDistrict: |       |
|  | Ratio:         |       |
|  |                |       |
|  |                |       |

## ACTIVITY INFORMATION

| Date       | Result       | By  | Name      |
|------------|--------------|-----|-----------|
| 8/17/2018  | Meas/Inspect | BS  | Barbara S |
| 4/4/2009   | Meas/Inspect | 372 | PATRIOT   |
| 3/25/2009  | Measured     | 197 | PATRIOT   |
| 11/13/2000 | Hearing N/C  | 201 | PATRIOT   |
| 3/8/2000   | Inspected    | 264 | PATRIOT   |
| 1/27/2000  | Measured     | 263 | PATRIOT   |
| 8/5/1993   |              | TH  |           |
|            |              |     |           |
|            |              |     |           |

Sign:
VERIFICATION OF VISIT NOT DATA
\_/\_/\_/\_\_\_

## IN PROCESS APPRAISAL SUMMARY

| Use Code                | Land Size | Building Value                 | Yard Items | Land Value | Total Value | Legal Description | User Acct |
|-------------------------|-----------|--------------------------------|------------|------------|-------------|-------------------|-----------|
| 101                     | 7377.000  | 336,900                        |            | 448,900    | 785,800     |                   | 60864     |
|                         |           |                                |            |            |             |                   | GIS Ref   |
|                         |           |                                |            |            |             |                   |           |
|                         |           |                                |            |            |             |                   | GIS Ref   |
| Total Card              | 0.169     | 336,900                        |            | 448,900    | 785,800     | Entered Lot Size  |           |
| Total Parcel            | 0.169     | 336,900                        |            | 448,900    | 785,800     | Total Land:       |           |
| Source: Market Adj Cost |           | Total Value per SQ unit /Card: | 434.71     | /Parcel:   | 434.71      | Land Unit Type:   | Insp Date |

## PREVIOUS ASSESSMENT

| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes         | Date       |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|
| 2022   | 101 | FV  | 336,900    | 0         | 7,377.    | 448,900    | 785,800     |               | Year end      | 12/23/2021 |
| 2021   | 101 | FV  | 326,800    | 0         | 7,377.    | 448,900    | 775,700     |               | Year End Roll | 12/10/2020 |
| 2020   | 101 | FV  | 326,900    | 0         | 7,377.    | 448,900    | 775,800     | 775,800       | Year End Roll | 12/18/2019 |
| 2019   | 101 | FV  | 249,500    | 0         | 7,377.    | 455,300    | 704,800     | 704,800       | Year End Roll | 1/3/2019   |
| 2018   | 101 | FV  | 249,000    | 0         | 7,377.    | 339,900    | 588,900     | 588,900       | Year End Roll | 12/20/2017 |
| 2017   | 101 | FV  | 249,000    | 0         | 7,377.    | 307,800    | 556,800     | 556,800       | Year End Roll | 1/3/2017   |
| 2016   | 101 | FV  | 249,000    | 0         | 7,377.    | 295,000    | 544,000     | 544,000       | Year End      | 1/4/2016   |
| 2015   | 101 | FV  | 235,000    | 0         | 7,377.    | 250,100    | 485,100     | 485,100       | Year End Roll | 12/11/2014 |

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

